

RESOLUTION NO. _____

DATED: _____

RESOLUTION OF THE BOARD OF DIRECTORS OF THE SONOMA COUNTY AGRICULTURAL PRESERVATION AND OPEN SPACE DISTRICT FINDING THAT THE TERMS OF THE [REDACTED] CONSERVATION EASEMENT PRECLUDE THE ISSUANCE OF CERTIFICATES OF COMPLIANCE ON THE PROPERTY UNDER THE CALIFORNIA SUBDIVISION MAP ACT

WHEREAS, on October 19, 1993, the Sonoma County Agricultural Preservation and Open Space District (“the District”) acquired a conservation easement (Sonoma County Recorder Instrument No. 1993-0144930)(“the Easement”) over approximately 560 acres of land [REDACTED] located on Spring Hill Road in the Chileno Valley, southwest of Petaluma, California (“the Property”); and

WHEREAS, the [REDACTED] have submitted an application to the County of Sonoma for six certificates of compliance under the California Subdivision Map Act, seeking to resurrect six historic parcels of the Property ranging in size from seventeen to one hundred and ninety-five acres; and

WHEREAS, the purpose of the Easement is to preserve the open space, natural, scenic and agricultural values of the Property, and most particularly to preserve the value of the Property for extensive agriculture; and

WHEREAS, prior to the District’s purchase of the Easement, the Property had five development rights; and

WHEREAS, in furtherance of the conservation purpose of the Easement, the District, using public funds, purchased three of the five development rights, leaving the Property with only two development rights, reflected in the two existing parcels on the Property; and

WHEREAS, the Easement expressly prohibits the “division, subdivision, or de facto subdivision of the Property;” and

WHEREAS, issuance of any or all of the requested certificates of compliance would divide the Property into smaller units; and

WHEREAS, the conservation values of the property, and most particularly, the

